

018665

ELIAS A. JOSEPH of Waterville, County of Kennebec, State of Maine, duly appointed and acting personal representative of the Estate of Sadie M. Mitchell, deceased (testate), as shown by the probate records of the County of Kennebec, Maine, (and having given notice to each person succeeding to an interest in the real property described below at least ten (10) days prior to the sale), by the power conferred by the Probate Code, and every other power, for consideration paid, grants to THOMAS F. BARTON and JEANETTE B. BARTON of Waterville, County of Kennebec, State of Maine whose mailing address is 17 Sunset Terrace, Waterville, ME 04901, as Joint Tenants, the real property in Waterville, County of Kennebec, State of Maine, described as follows:

A certain lot or parcel of land called The Deer Park as delineated on a plan of Libby Heights dated October 2, 1919, and recorded November 4, 1919, in the Kennebec County Registry of Deeds in Plan Book 7, Pages 22 and 23. As shown on said plan it is bounded northeasterly by Greenwood Street about one hundred fifty-six (156) feet; easterly by Deer Park Avenue; southerly by Park Avenue and westerly by Drummond Avenue.

Excepting and reserving however, the following lots conveyed to the following:

To Arthur Octave Leonard, et al. by deed dated August 5, 1952, recorded in the Kennebec County Registry of Deeds in Book 1120, Page 245.

To Alfonso Aucella, et al., by deed dated May 10, 1955, recorded in said Registry of Deeds in Book 998, Page 293.

To Leonel A. Nadeau by deed dated July 20, 1955, recorded in said Registry of Deeds in Book 1008, Page 380.

To Warren Nelsen, by deed dated September 20, 1955, recorded in said Registry of Deeds in Book 1016, Page 36.

To Michael F. Coltoniak, et al., by deed dated August 16, 1956, recorded in said Registry of Deeds in Book 1056, Page 273.

To Alan R. Cyrway, et al., by deed dated July 15, 1958, recorded in said Registry of Deeds in Book 1165, Page 88.

To Alan R. Cyrway, et al., by deed dated December 20, 1955, recorded in said Registry of Deeds in Book 1026, Page 328.

To Albert J. Thiboutot, et al., by deed dated November 4, 1955, recorded in said Registry of Deeds in Book 1021, Page 365.

To Herbert E. Blakney, et al., by deed dated September 19, 1956, recorded in said Registry of Deeds in Book 1060, Page 182.

To Francis C. Mooney, et al., by deed dated February 12, 1958, recorded in said Registry of Deeds in Book 1107, Page 157.

To Herbert B. Hoar and Dorothy E. Hoar, by deed dated July 12, 1957, and recorded in said Registry of Deeds in Book 1085, Page 184.

To Albert L. McKay, by deed dated May 13, 1960, recorded in said Registry of Deeds in Book 1218, Page 376.

To Anthony Poulin from George and Sadie Mitchell, by deed dated July 24, 1978, recorded in Kennebec County Registry of Deeds in Book 2134, Page 198.

To Joseph N. L'Heureux from George and Sadie Mitchell, by deed dated June 28, 1977, recorded in said Registry of Deeds in Book 2014, Page 264.

To Albert and Irene McKay from George and Sadie Mitchell, by deed dated July 11, 1966, recorded in said Registry of Deeds in

TRANSFER
TAX PAID

RE TRANS
TC ✓
PRC ✓
CF ✓
T ✓
PP ✓

Book 1423, Page 498.

To Roland and Helen Hoar from George and Sadie Mitchell, by deed dated August 19, 1974, recorded in said Registry of Deeds in Book 1759, Page 248.

To H. Lee Bureau from Sadie Mitchell, by deed recorded in said Registry of Deeds in Book 2827, Page 329.

Also another lot or parcel of land situate on the northerly side of said Drummond Avenue in said Waterville and bounded and described as follows, to wit:

Commencing at a stake in the northerly line of said Avenue on the west line of the Merrick Gravel Pit, so-called; thence continuing in a westerly direction along the northerly line of said Avenue a distance of eight hundred (800) feet to an angle in said Avenue; thence continuing in a southwesterly direction along said Avenue a distance of five hundred sixty-one (561) feet to an iron pin; thence continuing in a northerly direction sixty degrees thirty minutes west (N 60° 30' W) ninety (90) feet to an iron pin; thence continuing north twenty-nine degrees, thirty minutes east (N 29° 30' E) seven hundred ninety-five (795) feet along the southeasterly line of the Rancourt pasture, so-called and the Smith farm, to an iron pin; thence continuing north forty-seven degrees thirty minutes east (N 47° 30' E) along the southeasterly line of the Merrick farm, formerly the Spencer farm; thence continuing in a southeasterly direction along the Merrick Gravel Pit, so-called, six hundred thirty-one (631) feet to the point of beginning, being a parcel ten (10) acres, more or less.

Excepting and reserving, however from the above parcel of land, the following lots conveyed to the following:

To Alcide Michaud, et al., by deed dated March 18, 1960, recorded in the Kennebec County Registry of Deeds in Book 1181, Page 165.

To Henry C. Quirion, et al., by deed dated July 16, 1958, recorded in said Registry of Deeds in Book 1122, Page 99.

To James L. Donahue, et al., by deed dated April 27, 1956, recorded in said Registry of Deeds in Book 1070, Page 329.

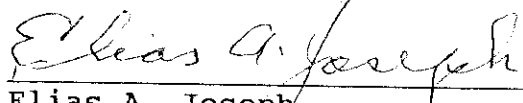
To James L. Donahue, et al., by deed dated January 24, 1957, recorded in said Registry of Deeds in Book 1117, Page 163.

To James L. Donahue, et al., by deed dated September 16, 1958, recorded in said Registry of Deeds in Book 1159, Page 409.

To James Joseph Quirion and Beverly Constance Quirion, by deed dated October 10, 1962, recorded in said Registry of Deeds in Book 1282, Page 96.

Being a portion of the premises conveyed to George H. Mitchell and Sadie M. Mitchell as joint tenants by deed of Donat Lefebvre and Agatha Lefebvre dated October 31, 1962, and recorded in Kennebec Registry of Deeds in Book 1294, Page 308. George H. Mitchell died July 16, 1977, and Sadie M. Mitchell was the surviving joint tenant. Sadie M. Mitchell died April 30, 1986.


WITNESS my hand and seal this 22nd day of August, 1990.


Elias A. Joseph

STATE OF MAINE
COUNTY OF KENNEBEC

Then personally appeared the above-named Elias A. Joseph in his said capacity and acknowledged the foregoing instrument to be his free act and deed.

Before me,


Notary Public
Attorney-at-Law

ROGER A. WELCH
Notary Public, State of Maine
My Commission Expires Jan. 22, 1992

RECEIVED KENNEBEC SS.
1990 AUG 24 AM 9:00

WITNESSES: 